GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Municipal Administration & Urban Development Department – Change of land use from partly Transportation and Communication use, partly Residential use and partly Public Utilities land use to Commercial use in Sy.No.661 and 662/1 of Gudur Bit-2, Potupalem Gram Panchayat, Gudur to an extent of 3597.00 Sq.Mts.as applied by Smt.P.Devasena, Authorized Signatory, M/s.Dhanadeepa Infra Developers Pvt.Ltd., – Draft Variation – Confirmation Orders – Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No.333 **Dated:11.09.2017**

Read the following:-

1. From the DTCP, AP, Guntur, Lr.Roc.No.5224/2016/G, dt:27.12.2016.
2. Government Memo No.459650/H1/2017, dt:11.04.2017.
3. From the DTCP, AP, Guntur, Lr.Roc.No.5224/2016/G, dt:03.07.2017.
4. Govt. Memo.No.459650/H1/2017, Dated:18.07.2017.
5. From the DTCP, AP, Guntur, Lr.Roc.No.5224/2016/G, Dated:21.08.2017

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ORDER:

The Draft variation to the land envisaged in Potupalem Gram Panchayat of Gudur General Town Planning Scheme, issued in reference 4th read above was published in Extraordinary Andhra Pradesh Gazette No.361, Part-I, Dt:18.07.2017. The Director of Town & Country Planning, AP, Guntur in the reference 3rd read above has reported that the Panchayat Secretary, Potupalem Gram Panchayat, Gudur has informed that the applicant has paid an amount of Rs.1,72,656/- through Challan No.2478, dated 13.04.2017 towards Development / conversion charges and layout security deposit for the proposed change of land use.

2. The Director of Town & Country Planning, AP, Guntur in the reference 5th read above, has reported that, the Panchayat Secretary, Potupalem Gram Panchayat, Gundur has published the draft variation notification in two Daily News papers i.e., one (1) in The Hans India (English version) and one (1) in Andhra Jyothi (Telugu version) respectively on 23.07.2017 calling for objections/suggestions from general public. On publication of notification, no suggestions/objections received from the public within the stipulated time. Hence, the draft variation is confirmed.

3. The appended notification will be published in the next issue of the Andhra Pradesh Gazette. i.e., 12.09.2017.

[BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH]

R.KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery and Stores Purchase, AP, Vijayawada.
The Director of Town and Country Planning, Andhra Pradesh, Guntur.
The Panchayat Secretary, Potupalem Gram Panchayat, Gudur, SPSR Nellore District.

Copy to:
The individual through the Panchayat Secretary, Potupalem GP, Gudur
The District Collector, SPSR Nellore District.
SF/SC.

//FORWARDED :: BY ORDER//

SECTION OFFICER

(P.T.O.)

APPENDIX
NOTIFICATION

The following variation to the Gudur General Town Planning Scheme, the Master Plan, sanctioned in G.O.Ms.No.285, MA., dated:25.03.2003 proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site in Sy.Nos.661, 662/1 of Gudur Bit-II, Potupalem Gram Panchayat, Gudur Mandal, SPSR Nellore District to extent of 3597.00 sq.mts. The boundaries of which are as shown in the schedule hereunder and which is earmarked for partly in Transportation and Communication use, partly in Residential use and partly in public utilities use in the General Town Planning Scheme (Master Plan) of Gudur Town, sanctioned in G.O.Ms.No.285, MA Dt:25.03.2003 is now designated for Commercial use by variation of change of land use basing on the Council Resolution No:125, dated:21.07.2016 as marked as "A to K" in the revised part proposed land use map bearing G.T.P. Map No.1/2017/G available in the Municipal Office of Potupalem Gram Panchayat, **subject to the following conditions that:**

1. The applicant shall not commence any development activity in the proposed site under reference without permission from the competent authority.
2. The applicant shall retaining natural catchment channels within the site and provide buffer as per G.O.Ms.No.119, dt:28.03.2017
3. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
4. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
5. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
6. The change of land use shall not be used as the proof of any title of the land.
7. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
8. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	:	Canal Poramboke
East	:	Balaji Aqua Feeds and PVR Kalyana Mandapam
South	:	Existing 100'-0'' wide Gudur – Tirupati road
West	:	APSRTC Bus Report.

R.KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER